

8, Moorside Walk, Orrell, WN5 0DY



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Excellent two bed ground floor apartment with private back garden.



- Spacious ground floor apartment
- One double and one single bedroom
- Modern well equipped fitted kitchen
- Close to amenities and transport links
- Deceptively spacious accommodation
- Newly fitted bathroom with shower
- Private rear garden
- 511 SQ. FT.

This is an exciting opportunity to rent a recently renovated, ground-floor two-bed apartment located in a popular area of Wigan. Moorside Walk has been finished to a superb standard throughout, offering deceptively spacious accommodation along with a private and low-maintenance garden. The property is situated close to a range of local amenities, public transport links, and Wigan town centre with its bus and train station.

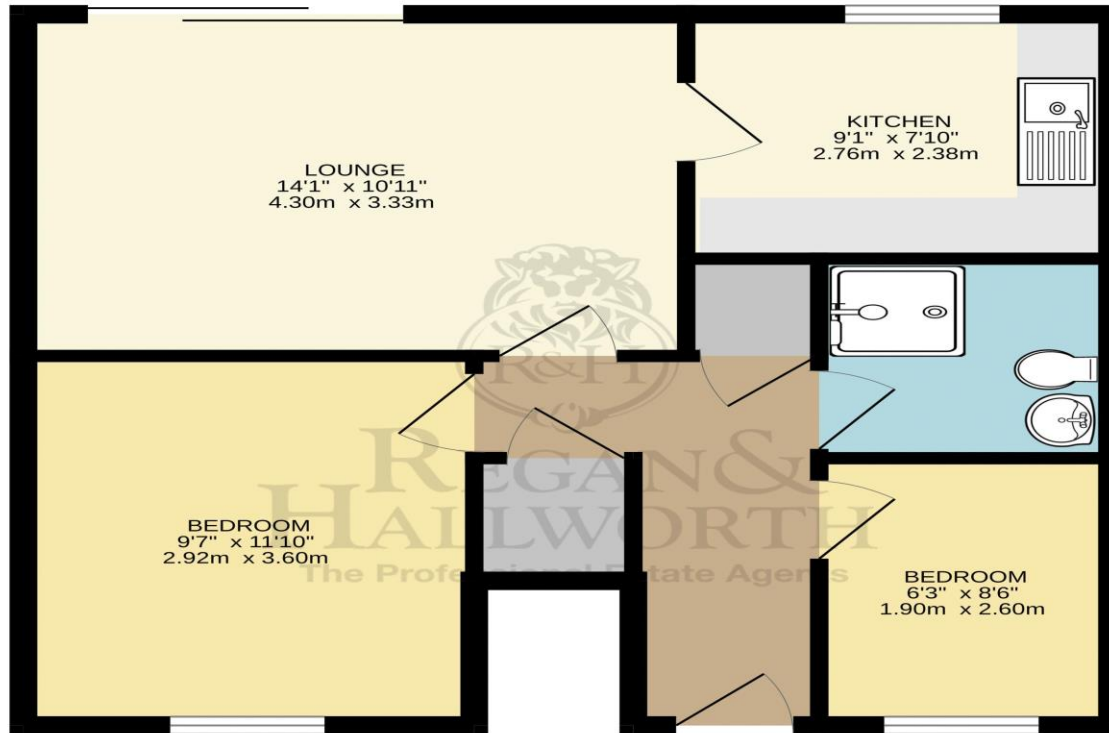
In brief, the accommodation comprises an entrance hallway, a large double master bedroom and second single bedroom located to the front of the property, a modern fitted bathroom comprising a WC, sink unit, and shower unit, a great-sized lounge/dining room with doors leading out onto the gardens, then a modern fitted kitchen offering a range of wall, base, and drawer units along with a cooker.

Externally, Moorside Walk has a large and low-maintenance private rear garden. Internal inspection is highly recommended to truly appreciate the property's deceptive size, great finish, and outstanding location.





GROUND FLOOR
511 sq.ft. (47.4 sq.m.) approx.



TOTAL FLOOR AREA : 511 sq.ft. (47.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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We endeavour to ensure that our sales particulars are accurate and not misleading. We also request that our clients check their own particulars to verify that the information contained within them is correct. However, fixtures, fittings, and appliances have not been tested; therefore, no guarantee can be given that they are in working order. All measurements and land sizes are quoted as approximate.

Tenure - Regan & Hallworth have not had sight of the title documents; therefore, the buyer is advised to obtain verification from their solicitor or surveyor. **Council Tax** - You are advised to contact the local authority for further details. **Wigan:** 01942 244991 | **West Lancashire:** 01695 585258 | **Chorley:** 01257 515151. If there is any point of particular interest to you, please contact us and we will be pleased to check the information for you.



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